

# ***NORTH SHORE TERRACE CONDOMINIUM ASSOCIATION***

## ***Board of Directors Meeting***

***October 25, 2002***

**Directors Present** Johnsen, Liz Boyd, Ford, Gill, Steffens, Flaxbeard and Dotson.

**Owners Present** Bob Boyd

Chairman Reuben Johnsen called the meeting to order at 3:00 p.m.

### **Treasurers Report**

Maintenance account – \$18,000.00 Reserve account – \$30,000.00

Amounts were rounded off due to some recent checks received that were not added into the totals.

Minutes for June 7 & 8, 2002; June 2, 2001; September 6 & 26, 2000; August 31, 2000 were approved by the board.

### **Old Business**

1. **Annual Meeting** – Reuben discussed the 2003 annual meeting and offered three dates. The board selected Saturday, May 31, 2003 due to it being the closest to NSTCA's anniversary date of June 1. It will be held in Room 9 at the Hatfield Marine Science Center at 10:00 a.m.
2. **Skylight Replacement** – Four skylights have been replaced. Reuben advised that skylight suppliers recommended the non-tinted style for the following reasons:
  - a) Tinted glass skylights are tinted with a bronze colored finish, dramatically reducing light
  - b) Regular glass skylights appear tinted due to argon gas between glass panels
  - c) Regular glass skylights are Low E-rated and reduce UV light transmission by 95%
  - d) 95% of skylights installed in this area are non-tinted

### **New Business**

1. **Speed Bumps** – Reports of near misses of pedestrians by speeding motor vehicles on NSTCA property were discussed. Beliefs are that drivers responsible are guests or just lost. Possible solutions to address the problem were discussed, among them additional signage and/or speed bumps. A consensus of how to address the problem was not reached. Board requested Bob Boyd research and obtain cost comparisons and recommendations from informed authority on what type of speed bump is most effective in our condo environment. A postage paid card is enclosed for owners to vote on whether or not speed bumps should be considered as a solution to the speeding problem. Approximate cost; \$230 each for 2 or 3 bumps.
2. **NSTCA Sign** – Reuben reported that the Meritage owner has offered to have a sign designed that would list all three condo groups. Sign would replace Baywood and NSTCA signs and be placed on island, which is owned by Meritage. Dennis made motion that NSTCA share in cost of sign. Liz seconded. Board approved unanimously.
3. **Property Damage** – Wheaton Van Lines recently damaged NSTCA foliage when their driver drove over islands on the property and a Malibu style lamp along 33<sup>rd</sup> Place. The lamp has been replaced and Wheaton contacted for reimbursement. No word from Wheaton as of yet.

The Wheaton rig was the largest vehicle to enter NSTCA property to date and unable to successfully maneuver on the property. The board requests that when moving away, former owners advise moving companies to utilize vehicles that will safely maneuver on the property.

4. Cable Line Cover – The local cable company has been advised of their displaced cable line cover adjacent to the 76 building. They stated it will be repaired. It poses no safety hazards.

Meeting adjourned at 4:05 p.m.

## **REMINDERS**

**PLEASE VOTE USING ENCLOSED CARD.**

**ANNUAL MEETING – SATURDAY, MAY 31, 2003 – 10:00 A.M.**  
**Hatfield Marine Science Center - Room 9**

Respectfully submitted,



Dennis L. Dotson, Secretary

Enclosure